

# LAND USE PLANNING PRIMER

## HANDOUT FOR ONIZUKA AFS

October 25, 2006

### Summary of Table 19.29.050 (Zoning Ordinance)

#### Permitted, Conditionally Permitted, and Prohibited Uses in MPSP Sub-districts

**P** = Permitted use

**SDP** = Moffett Park Special Development Permit is required

**MPP** = Miscellaneous Plan Permit is required

**N** = Not permitted or prohibited

Use			Specific Plan Sub-district		
			MP-TOD	MP-I	MP-C
<b>1.</b>		<b>Office, Research and Development</b>			
	A.	Corporate, professional, research and development, and administrative offices (maximum of 10% FAR as exclusive manufacturing, processing or assembly)	P	P	N
	B.	Financial institutions (without drive-through facilities)	P	P	P
	C.	Medical offices and clinics	SDP	SDP	SDP
	D.	Research and development primarily of propellants or explosives and related manufacturing or processing	SDP	SDP	N
<b>2.</b>		<b>Manufacturing and Warehousing</b>			
	A	Electronic data storage and data server farms	N	P	N
	B.	Manufacture, processing, repair, compounding, packaging, assembly or treatment plants or facilities for equipment, materials or products, including production bakeries and food processing activities. (Non-hazardous materials)	SDP	P	N
	C.	Printers, copiers, and engravers using chemical processes	SDP	SDP	N
	D.	Wholesale or commercial storage or warehousing of merchandise or products within a building.	N	P	N
<b>3.</b>		<b>Commercial</b>			
	B.	Drive-through businesses, except restaurants	SDP	SDP	SDP
	E.	Personal service businesses (i.e., hair salon, barber, cosmetology)	MPP	MPP	MPP
	G.	Retail sales businesses and or centers (individual tenant sizes under 10,000 sq. ft.)	MPP	MPP	MPP
	H.	Retail sales businesses over 10,000 sq. ft. ("destination retail")	N	SDP	N
	J.	Self storage "mini warehousing"	N	N	N

<b>4.</b>		<b>Eating/Drinking Establishments</b>			
	A.	Nightclubs and cocktail lounges, where alcoholic beverages are sold and consumed	SDP	SDP	SDP
	C.	Restaurants with drive-through service	N	SDP	SDP
	D.	Restaurants and fast food restaurants not serving alcoholic beverages, no drive-through	MPP	MPP	MPP
	E.	Restaurants and fast food restaurants that serve alcoholic beverages	SDP	SDP	SDP
<b>6.</b>		<b>Public Facilities</b>			
	D.	Public parks	P	P	P
<b>7.</b>		<b>Boarding/Lodging</b>			
	A.	Hotels or motels	SDP	SDP	MPP
	B.	Residential (single family or multiple family)	N	N	N
<b>8.</b>		<b>Other</b>			
	A.	Accessory structures, including emergency generators (non-hazardous materials)	P	P	P
	B.	Adult business (subject to provisions of SMC Chapter 9.40)	P	P	P
	C.	Childcare centers, small business sponsored (maximum 14 children)	MPP	MPP	N
	D.	Childcare centers, large business sponsored (maximum 30 children)	SDP	SDP	N
	E.	Educational uses of higher learning, with or without dormitories	SDP	SDP	N
	F.	Emergency shelter containers (ARKs) meeting criteria described in Section 19.22.05 of the Zoning Ordinance	P	P	P
	G.	Emergency shelter containers other than ARKs	SDP	SDP	N
	H.	Hazardous materials storage as defined in Titles 20 and 21 of the Municipal Code	P	P	N
	I.	Hazardous materials storage facilities which meet the criteria of Section 19.22.060 of the Zoning Code	MPP	MPP	N
	J.	Hazardous materials storage facilities which do not meet the criteria of Section 19.22.060 of the Zoning Code	SDP	SDP	N
	K.	Hazardous wastes management facilities which meet the criteria of Section 19.22.070 of the Zoning Code	SDP	SDP	N
	L.	Incidental and accessory outdoor storage, mechanical equipment which meet criteria in Chapter 19.82 of the Zoning Code (less than 5% net coverage and screened)	MPP	MPP	MPP
	N.	Places of assembly, business serving	SDP	SDP	SDP
	O.	Places of assembly, community serving	N	N	N
	R.	Recycling centers	SDP	SDP	N

## LOCAL SERVICES FOR THE MOFFETT PARK AREA

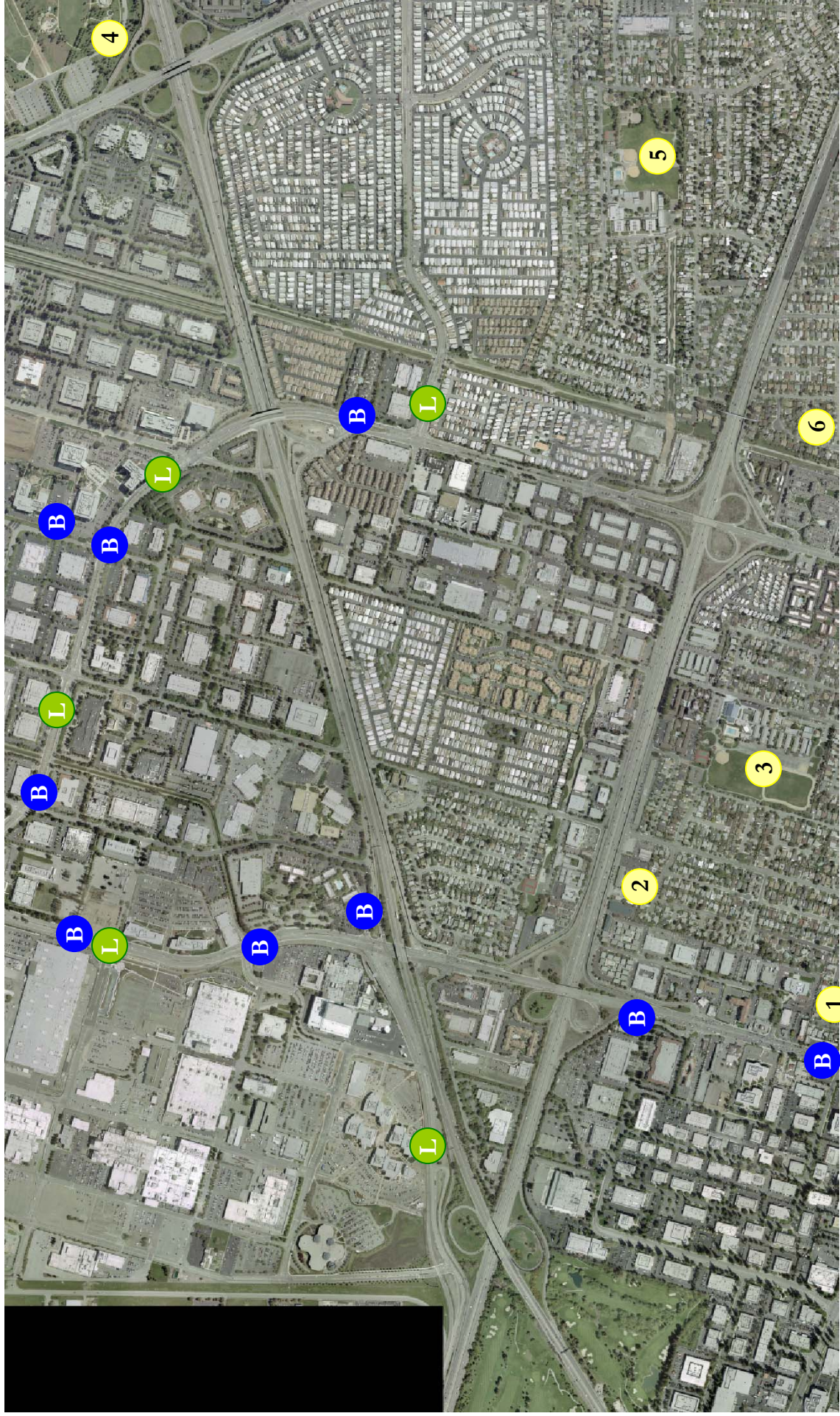
SERVICE		Description of Location	Distance (m)
LOCATION/SETTING		Corner of Mathilda Avenue and Moffett Park Drive, near “monster” intersection that also includes US Hwy 101, State Route 237 and Ross Drive.	
<b>B</b>	BUS STOP	Innovation Way and Mathilda	<b>0.1</b>
<b>L</b>	LIGHT RAIL STATION	Fifth and Mathilda or Moffett Park Drive between Innovation Way and “H” street	<b>0.2</b>
<b>5</b>	PARKS	Baylands County Park	<b>2</b>
<b>4</b>		Lakewood Park	<b>1.8</b>
<b>7</b>	COMMUNITY CENTERS & SENIOR CENTER	City of Sunnyvale Community Center	<b>4</b>
<b>3</b>		Columbia Neighborhood Center	<b>1.5</b>
<b>8</b>	LIBRARY	City of Sunnyvale Public Library	<b>2.6</b>
<b>4</b>	PUBLIC SCHOOLS	K-5 Lakewood	<b>2.3</b>
<b>6</b>		K-5 San Miguel	<b>2</b>
<b>3</b>		6-8 Columbia Middle School	<b>1.5</b>
<b>9</b>		9-12 Fremont High School	<b>3.7</b>
<b>1</b>	GROCERY STORES	Albertsons (Mathilda and Maude)	<b>1.1</b>
<b>2</b>	CONVENIENCE MARKET	Ahwanee and Borregas	<b>1</b>
<b>-</b>	HOSPITALS	El Camino Hospital (Grant Rd. Mt. View)	<b>4</b>
		Kaiser Hospital (Kiely Blvd. Santa Clara)	<b>6.5</b>
<b>10</b>	MEDICAL CLINIC	Sunnyvale Medical Clinic (Old San Francisco Road)	<b>3</b>
<b>1</b>	PHARMACY	Albertsons (Mathilda and Maude)	<b>1.1</b>

**Land Use Context** – This is an industrial/business park. Research and Development, corporate headquarters, manufacturing and warehousing uses are nearby. Minimal services are available. Restaurants are typically not open on weekends or evenings. No markets are in proximity. No community services (schools, parks, etc.) are in close proximity.

 -- VTA Bus Stops 
  
 -- VTA Light Rail Stations 



# MAP OF SERVICES FOR THE MOFFETT PARK AREA



- 7
- 8
- 9
- 10